

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
VILLAS AT ALMEDA SPRINGS COMMUNITY ASSOCIATION, INC.**

THE STATE OF TEXAS                   §  
   §  
COUNTY OF HARRIS                 §

The undersigned, being the Association Manager of **VILLAS AT ALMEDA SPRINGS COMMUNITY ASSOCIATION, INC.** (hereinafter the "Association"), a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any prior Management Certificate filed by the Association.

1. **Name of Subdivision(s):**

The name of the Subdivision is as follows:

**VILLAS AT ALMEDA SPRINGS**

**VILLAS AT ALMEDA SPRINGS, BLOCK 1, LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38**

2. **Name of Association:**

The name of the Association is **VILLAS AT ALMEDA SPRINGS COMMUNITY ASSOCIATION, INC.**

3. **Recording Data for the Subdivision(s):**

The recording data for the Subdivision is:

**VILLAS AT ALMEDA SPRINGS, BLOCK 1, LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38**, an addition to the City of Houston, as described in the map or plat thereof recorded under Harris County Clerk's File No. **RP-2021-664254**, Film Code **697309** in the Official Public Records of Harris County, Texas, together with any additions or supplements thereto.

4. **Recording Data for the Declaration(s):**

The recording data for the Declaration is as follows:

**The Declaration of Covenants, Conditions, and Restrictions for Sample Community Association, Inc.**, is recorded under Harris County Clerk's File Number **RP-2023-248495**, in the real property records of Harris County, Texas

5. **Association Information:**

The contact information for the association is as follows:

**VILLAS AT ALMEDA SPRINGS COMMUNITY ASSOCIATION, INC.**

c/o Beacon Residential Management

12818 Willow Centre Dr. Ste. B

Houston, TX 77066

Office Telephone: (713) 466-1204

RP-2023-273809

6. **Name and Mailing Address of Person Managing the Association or Its Designated Representative:**

Michelle Toler, Community Association Manager  
**VILLAS AT ALMEDA SPRINGS COMMUNITY ASSOCIATION, INC.**  
c/o Beacon Residential Management  
12818 Willow Centre Dr. Ste B  
Houston, TX 77066  
Office Telephone: (713) 466-1204  
Email Address: resale@brmtexas.com or manager@brmtexas.com

7. **Fees Related to Property Transfer:**

Resale Certificate: **\$150.00**  
Transfer Fee: **\$150.00**  
Statement Processing Fee: **\$65.00**  
Rush Fee: **\$65.00**

8. **Association Website:**

<https://portal.brmtexas.com/?c=vlas>

9. **Other Optional Information:**

Management Company Website:  
<https://brmtexas.com/>

Executed this the 20<sup>th</sup> day of July, 2023.

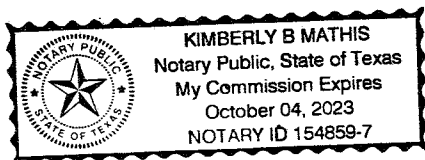
**VILLAS AT ALMEDA SPRINGS COMMUNITY  
ASSOCIATION, INC.**

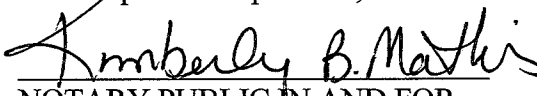
BY: 

Michelle Toler Print Name  
Association Manager

THE STATE OF TEXAS §  
COUNTY OF HARRIS §

THIS INSTRUMENT was acknowledged before me on this the 20<sup>th</sup> day of July, 2023, by Michelle Toler, Association Manager of **VILLAS AT ALMEDA SPRINGS COMMUNITY ASSOCIATION, INC.**, a Texas non-profit corporation, on behalf of said corporation.



  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

*Disclaimer: Please note, this certificate only contains information as required under Tex. Prop. Code §209.004 and may not contain all of the recorded dedicatory instruments for the Association. Prospective purchasers are encouraged to independently examine the Declaration, By-Laws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.*

RP-2023-273809

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# Pages 3  
07/21/2023 08:53 AM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$22.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically  
and any blackouts, additions or changes were present  
at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or  
use of the described real property because of color or  
race is invalid and unenforceable under federal law.  
THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in  
File Number Sequence on the date and at the time stamped  
hereon by me; and was duly RECORDED in the Official  
Public Records of Real Property of Harris County, Texas.



*Teneshia Hudspeth*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

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